



City of Burlington

HISTORIC PRESERVATION COMMISSION MEETING MINUTES FOR THURSDAY, AUGUST 23, 2007

Chairman Tom Stelling called the meeting to order at 6:37 P.M.

Roll Call: Present Commissioners Bob Henney, Judy Stone, Joel Weis and Chairman Tom Stelling. Also present: Pat Scherrer, Building Inspector for City of Burlington and Chris Schanz of RCEDC. Excused: Commissioners Joe Busch, Kent Strong, Maria Veronico-Ventura.

Citizen Comments: None

Approval of July 26, 2007 Meeting Minutes: Chairman Stelling entertained a motion for approval of the July 26, 2007 Minutes with the following changes: Commissioner Joe Busch arrived a minute after the meeting started, and minutes should reflect such. Second page, third paragraph, remove the word done and change to completed, insert the word versus in same paragraph, the word "versus" grained siding. Commissioner Henney motioned to approve with changes noted, seconded by Commissioner Weis. All voted aye, motion carried.

Façade Improvement Grant Application (Tabled at 7/26/07 meeting for finalized costs)

Barbara Stahl / Pine Street Curiosities, 557 N. Pine Street, Burlington, WI 53105

Chairman Stelling stated Mr. Stahl's Façade Grant Application had been tabled several times to allow her time to get prices for glass installation and not board up the proposed area.

Ms. Stahl was not present but had spoken with Chris Schanz of RCEDC. Mr. Schanz distributed to the Commissioners the proposal received from Burlington Glass to replace with spandrel glass. Ms. Stahl also provided estimates for work to be performed for a total amount of \$3593.65.

After some discussion Chairman Stelling entertained a motion to recommend approval. Commissioner Weis motioned to recommend approval of the Façade Grant Application to Ms. Stahl for \$1796.82. Seconded by Commissioner Stone. Roll Call Vote: Ayes: Commissioner Stone, Commissioner Henney, Commissioner Weis and Chairman Stelling. Motion carried.

Chairman Stelling then entertained a motion to recommend to the Common Council revising the original Certificate of Appropriateness of Ms. Stahl to include the change of tempered black glass installation as proposed. Motion to recommend approval as stated made by Commissioner Henney. Seconded by Commissioner Weis. There was no further discussion; all voted aye, motion carried.

Façade Improvement Grant Application (Tabled at 7/26/07 meeting for finalized costs)

John Hobbs / Offices, 340 N. Pine Street, Burlington, WI 53105

Mr. Hobbs' Façade Grant Application was tabled pending a revised project cost. Estimates were provided for total project cost of \$408.55, to include glass installation to replace the lower wood panel of the door.

Chairman Stelling entertained a motion to recommend approval. Commissioner Henney motioned to recommend 50% of the provided costs in the amount of \$204.28 to Mr. Hobbs for his project at 340 N. Pine Street. Seconded by Commissioner Weis. Roll Call Vote: Ayes: Commissioner Henney, Commissioner Weis, Commissioner Stone, and Chairman Stelling. All Ayes, motion carried.

Facade Improvement Grant Disbursement (Tabled at 7/26/07 meeting)

Simon Malek / Neil DeMant, 316 N. Pine Street, Burlington, WI 53105

The Façade Improvement Grant Disbursement for Mr. DeMant for his project at 316 N. Pine Street had been tabled during the July 26, 2007 HPC meeting due to the incompleteness of the related approved COA.

Chairman Stelling stated Mr. DeMant had contacted him prior to the meeting and Chairman Stelling informed him the project would need to be completed as approved in his original Certificate of Appropriateness in August 2005. Mr. DeMant was also informed previously by Chris Schanz of RCEDC requirements needed for completion.

Chairman Stelling stated there was nothing further to be done until completion. At that time, Mr. DeMant could provide lien waivers showing approved work was completed and paid for.

Certificate of Appropriateness Application (Tabled at 7/26/07 meeting)

Jeff Krien / Krien's Color Bar, 597 N. Pine Street, Burlington, WI 53105

Mr. Troy Ketterhagen was present for the Certificate of Appropriateness Application of Mr. Jeff Krien of Krien's Color Bar. Mr. Krien requested replacing seven large stucco pattern areas with Maxi tile Fiesta Stucco cement board panels in white. A sample of the board was provided.

At the current time, Mr. Krien was not interested in other improvement to his building. His request was to maintain the current look by replacing the panels to prevent further leaking. The Commissioner discussed the proposed panels and discussed the appropriateness of the panel not being smooth.

After some discussion, Chairman Stelling entertained a motion to recommend approval. Commissioner Weis motioned to recommend to the Common Council approval of the Certificate of Appropriateness Application to Jeff Krien for his project at 597 N. Pine Street as presented with respect to maintenance. Seconded by Commissioner Henney. There was no further discussion, all voted aye and the motion carried.

Certificate of Appropriateness Application

Dale Bruesewitz / Hansen Oil, 148 W. Chestnut Street, Burlington, WI 53105

Mr. Dale Bruesewitz was present for this Certificate of Appropriateness Application for 148 W. Chestnut Street to consist of masonry patching and/or tuck-pointing. The total estimated cost provided was \$11,500.00.

The Commissioners inquired about the material to be used sealing in addition to the mortar color. Mr. Bruesewitz indicated at this time only the worst areas would be repaired, and the mortar color would be matched as close as possible to the current color.

Chairman Stelling entertained a motion to recommend approval to the Common Council. Commissioner Henney motioned to recommend to the Common Council the Certificate of

Appropriateness Application for Mr. Dale Bruesewitz for his project at 148 W. Chestnut Street as presented. Seconded by Commissioner Weis. There was no further discussion; all voted aye, motion carried.

Mr. Bruesewitz inquired about reimbursement funds and Chairman Stelling informed him he could pick up the Façade Grant Application at the Building Inspector's office at City Hall, and that it was also available from the City's web site. Chairman Stelling also explained the matching fund amount of up to 50% with the maximum reimbursement amount being \$5000.00

Certificate of Appropriateness Application

**Dale Bruesewitz / Burlington Floral & Interior; Creative Cakes; Water stone Financial
140 W. Chestnut Street, Burlington, WI 53105**

Mr. Bruesewitz submitted a Certificate of Appropriateness Application for his project at 140 W. Chestnut Street requesting to painting the façade with historic preservation approved colors.

Mr. Bruesewitz did not have pictures or colors chosen at the time of the meeting. The Commissioners discussed the value of having pictures available and to indicate exact color choices in addition to labeling where colors are to be used.

Chairman Stelling entertained a motion to table the Certificate of Appropriateness Application of Mr. Bruesewitz until more information was available. Motion to table made by Commissioner Weis. Seconded by Commissioner Henney. There was no further discussion; all voted aye, motion carried.

Certificate of Appropriateness Application

**Dale Bruesewitz / Chocolate City
Travel; Michael Todd's Cleaners; Three (3) Apartment Units on 2nd Floor
100-108 W. Chestnut Street & 501 Milwaukee Avenue, Burlington, WI 53105**

Mr. Bruesewitz submitted a Certificate of Appropriateness Application for his project at 100-108 W Chestnut Street and 501 Milwaukee Avenue requesting painting the façade.

Chairman Stelling asked Mr. Bruesewitz to provide additional information to include pictures and indication of where products to be used. Chairman Stelling entertained a motion to table the Certificate of Appropriateness Application of Mr. Bruesewitz until additional detailed information can be provided. Motion to table made by Commissioner Weis. Seconded by Commissioner Henney. There was no further discussion; all voted aye, motion carried.

Façade Improvement Grant Disbursement

Paul Zarek / Zarek Insurance, 124 & 136 E. Chestnut Street, Burlington, WI 53105

Chairman Stelling stated Mr. Zarek's work was completed for his Façade Improvement Grant Application for 124 & 136 E. Chestnut Street and lien waivers and invoices had been submitted as required and inspection for appropriateness completion had previously been done. Chairman Stelling instructed Chris Schanz to release funds to Mr. Zarek in the approved amount.

Certificate of Appropriateness Application

Patricia Bigelow / Vacant, 121 W Chestnut Street, Burlington, WI 53105

Ms. Patricia Bigelow was in attendance to present her Certificate of Appropriateness Application for her project at 121 W. Chestnut Street. Ms. Bigelow requested to change 2 existing windows to be placed in the existing openings. She indicated the windows were the same as those at Zarek's and Veronico's.

After some discussion, the Commissioners were in agreement that dark bronze would look more appropriate, and the cost would be the same as the proposed clear aluminum. Ms. Bigelow indicated the windows had not been ordered and agreed to the usage of Dark bronze.

Chairman Stelling entertained a motion to recommend approval. Commissioner Henney motioned to recommend approval to the Common Council the Certificate of Appropriateness Application for Patricia Bigelow for her project at 121 W. Chestnut Street to allow changing existing two windows to aluminum frames fixed windows in dark bronze w/LoE insulated glass in the existing openings as presented. Seconded by Commissioner Stone. There was no further discussion; all voted aye, motion carried.

13. Discussion of Current Projects and Response Team Updates.

<i>Applicant/Business</i>	<i>Address</i>	<i>Project</i>	<i>Date Approved</i>
John Hobbs/Offices <i>Completed</i>	340 N. Pine Street	Strip paint from door; complete repairs to the door; stain and finish the door to match existing doors; install new brass kick plate; reuse all existing hardware	7/26/07
Jennifer Bero/Beijing Gardens Restaurant <i>Waiting for bricks. Samples reviewed by Chairman Stelling and Comm. Busch. Comm. Henney to also review.</i>	464 – 468 N. Pine Street	Various façade improvements *Removing vertical siding and replacing with cement board horizontal lap siding; removing second floor windows and installing 3 new double-hung windows; restoring and repairing the sills on the third floor windows; restoring and repainting cornices on second and third floors. The suggested paint colors are from the Historic Preservation palette.	6/28/07
Mark Hammes/Hammes' Eastside Emporium <i>Painting completed.</i>	160 E. Chestnut Street	Siding to be painted Roycroft Copper Red. Trim to be painted Birdseye Maple. Projecting sign was approved contingent on moving the apostrophe to after the name.	6/28/07
Christopher Haase/Sacred Image Tattoo <i>Sign not up yet</i>	241 E. Chestnut Street	Sign permit was approved as presented in the photo as a wall sign on the building.	6/28/07
Kathryn Martell <i>Not started yet</i>	173 E. Chestnut Street	Substantial Façade Improvements to be made. Window, door and bulkhead replacement. Windows and trim on 1 st , 2 nd , and 3 rd floors to be painted Renwick Olive.	6/28/07

		Remaining trim and bulkheads to be painted Downing Sand.	
Dave Berlin <i>Nothing new at this time</i>	120 W. Chestnut Street	Various façade improvements *Completed elevation with colors noted & partial floor plan to be submitted to Building Inspector for review of Code conformity.	3/23/06
Paul Zarek/Zarek Insurance <i>Completed</i>	124 & 136 E. Chestnut Street	Bulkheads to stay at existing height with brick removed and wood bulkheads replaced; windows to be replaced with bronze color window frames; façade color to be Downing Sand with trim color to be determined at a later date; brick corbelling detail to be re-installed similar to photo provided dated mid-1965; new steel 6-panel door to be installed (style presented, W-470) to 2 nd story apartments; two 2/3 glass doors similar to drawing to be installed to first floor storefront; deteriorated brick to be replaced if necessary. Extension approved through July 31, 2007.	Approved 4/26/07 Completion date: 7/31/07
Dale Bruesewitz	140 W. Chestnut Street	Cleaning, priming and a sample paint color on the awning to allow a Response Team Visit to determine appropriate color details of the metal awning and wood trim for final recommendation	7/27/06
Ralph Zumpano/Zumpano's Pizza <i>Almost completed</i>	180 E. Chestnut Street.	Painting of the upper trim on eave Bungle house Gray.	9/28/06
Barbara Stahl/Pine Street Curiosities <i>On tonight's Agenda</i>	557 N. Pine Street	Removal of all wood overhang from the front façade to expose the brick and crackled/frosted glass copper framed windows beneath the wood.	10/26/06
Gayle Falk/Burlington Public Library <i>Nothing new at this time</i>	160 E. Chestnut Street	Request to repair or replace rotting roof railings and spindles with exact or similar polyurethane replicas in identical colors to match current trim.	1/25/07 & 2/22/07
Greg & Judy Lemieux /	256 E. Chestnut	Installation of railing on front	2/22/07

Chocolate Expressions <i>Railing completed</i>	Street	step as presented in color bronze.	
Barbara Stahl/Pine Street Curiosities <i>On tonight's Agenda</i>	557 N. Pine Street	1) Installation of awning in Mahogany with scallops and door to be painted Aurora Brown; 2) Approval of Sherwin Williams Downing Sand and Aurora Brown in a combination at owners discretion where color are placed on window trim and doors; 3) Transom glass to be replaced with glass if possible. If not, must return to HPC for further consideration.	5/24/07

Review of Grant Funding Status.

Grant Funding #3: \$50,000.00

Total Grant Amounts Approved for Funding: \$12,800.00

Questions and Comments concerning potential/future projects.

Judith Schulz stated she had spoke with Commissioner Maria Veronico-Ventura regarding the survey Commissioner Veronico-Ventura was compiling for downtown businesses. Ms. Schulz stated Commissioner Veronico-Ventura that Ms. Schulz should ask business owner's for their ideas.

Ms. Schulz also asked the Commission to consider using various HPC appropriate colors in the same block area. She felt the same colors repeated within the same block do not give a block the historical appropriate look they HPC should be trying to achieve.

Chairman Stelling stated the subject could be brought up at a later date for discussion.

There being no further items for discussion, Chairman Stelling entertained a motion to adjourn. Commissioner Stone motioned for adjournment. Seconded by Commissioner Busch. All voted aye and Chairman Stelling adjourned the meeting at 7:26 P.M.

Minutes respectfully submitted by:

Deb Rintamaki
Department of Public Works